



RETAIL FOR LEASE

- 3,412 SF of rare second generation restaurant space in shell condition. Additional 1,154 SF basement space is available.
- One block from Capital One Arena (1 Million+ annual visitors)
- Less than one block to Gallery Place Metro (22,733 RPD)
- Over 34 feet of frontage on 7th Street NW

NEARBY RETAILERS

&pizza **FOXTROT**

Yard House **smashburger** **REREN**
Lamen & Bar

Capital One café **CAVA** **TACO BAMBÁ**
TAQUERIA

HSBC **TOM'S** WATCH BAR **Clyde's**

LINDSEY ST. MAXENS

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JENNIFER PRICE

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KIM STEIN

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LOCATION

819 7TH STREET NW

WASHINGTON, DC 20001



DEMOGRAPHICS | 2023:

WALK TIME

	10-MIN	15-MIN	.5-MILE	1-MILE
Daytime Population	76,432	183,037	101,211	310,332
Population	16,558	29,145	19,588	53,575
Households	10,315	17,130	12,244	30,949
Average HH Income	\$177,707	\$167,043	\$172,088	\$166,636

TRAFFIC COUNTS | 2022:

H ST NW	14,316 ADT
7TH ST NW	14,104 ADT



GALLERY PLACE
CHINATOWN

9,814 ADR
In 2023



WALK SCORE

99
Walkers Paradise



BIKE SHARE
MONTHLY RIDERS

20,989
Arrivals



1 MILLION+
Annual Visitors

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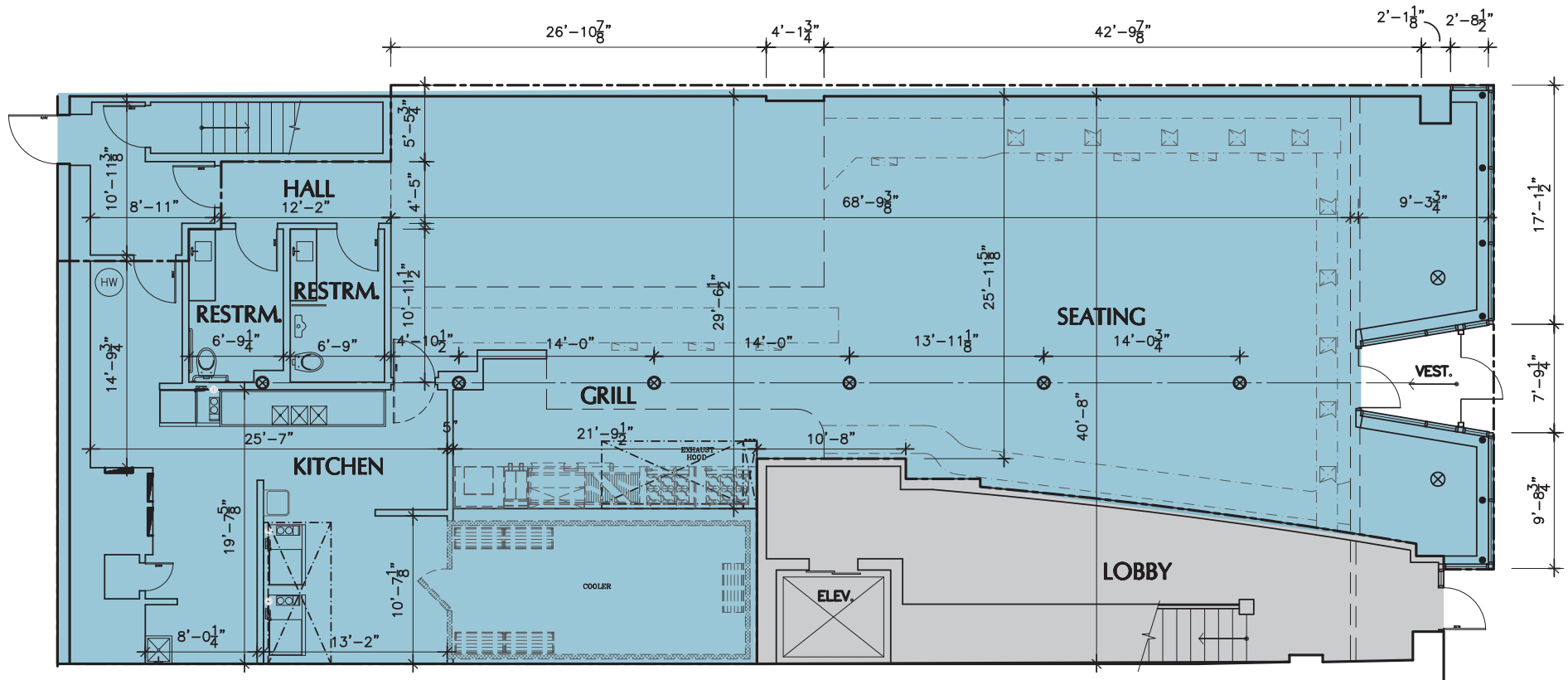


PREMISES

819 7TH STREET NW

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FIRST FLOOR - 3,412 SF



7TH ST NW

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PHOTO

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34 FEET OF FRONTAGE

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HISTORIC BUILDING WITH NEWLY-RENOVATED OFFICE LOBBY

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CEILING HEIGHT: 13.5 - 14 FT

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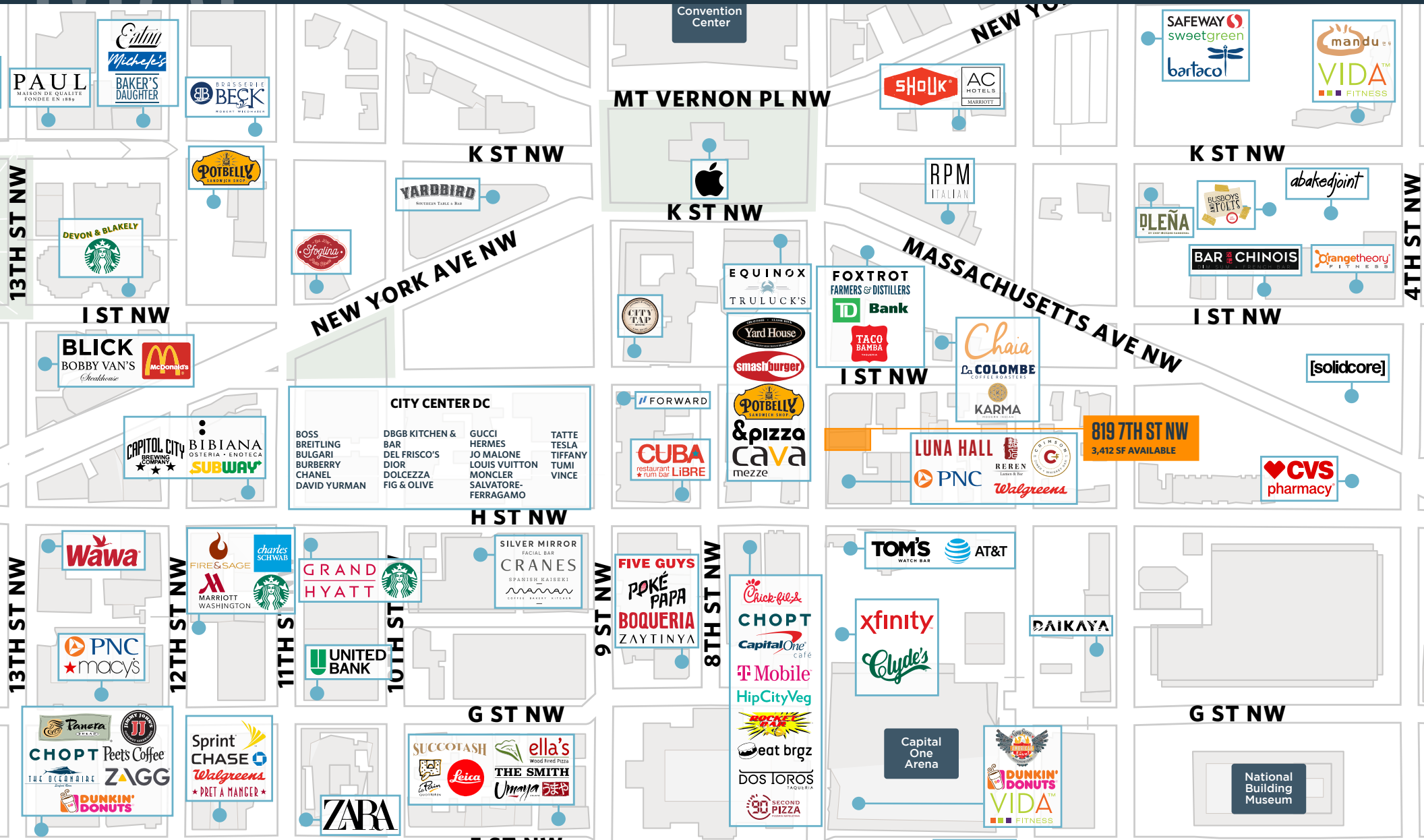
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MAP

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WASHINGTON, DC 20001



CITY CENTER DC

BOSS	DBGB KITCHEN & BAR	GUCCI	TATTE
BREITLING	DEL FRISCO'S	HERMES	TESLA
BULGARI	DIOR	JO MALONE	TIFFANY
BURBERRY	DOLCEZZA	LOUIS VUITTON	TUMI
CHANEL	FIG & OLIVE	MONCLER	VINCE
DAVID YURMAN		SALVATORE FERRAGAMO	

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